

*Parsons Newman, atty*  
7-17-55

BOOK 542 PAGE 416

No. 19611 Equity  
Exhibit No. 7  
Filed February 14, 1961

Recorded Feb. 18, 1955 at 10:55 A.M.

THIS MORTGAGE, made this 17th day of February, 1955, by George Wallace Davis, Jr., Trustee under the Last Will and Testament of George Wallace Davis, deceased, now of Lancaster County, State of Pennsylvania.

WITNESSETH: WHEREAS, George Wallace Davis died a resident of Philadelphia County, State of Pennsylvania, seized of certain land hereinafter more fully described, near Monrovia, in Frederick County, Maryland, leaving a last will and testament, which was duly probated, admitted to record and recorded in the Office of the Register of Wills of Philadelphia County, State of Pennsylvania, a certified copy of which said last will and testament is recorded in the Office of the Register of Wills of Frederick County, in Liber R.L.L. No. 1, Folio 267, one of the Record Books for Wills in the Office of the Register of Wills for Frederick County; and

WHEREAS, the real estate of the testator, hereinafter more fully described, situate near Monrovia in Frederick County, Maryland, is devised by the said testator by his said last will unto trustees in the said will named; and

WHEREAS, by the provisions of Item 7 of the said will, the trustees named therein are authorized to mortgage any and all of the said testator's real estate, including the real estate hereinafter fully described; and

WHEREAS, by the Tenth Paragraph of the said will, John S. Newman, Parsons Newman, and the said George Wallace Davis, Jr. are named trustees, and the said John S. Newman predeceased the testator, and the said Parsons Newman renounced all right to act as such trustee, and the said George Wallace Davis, Jr. since the death of his father has been and is now the sole trustee of the trust created by the last will and testament of the said George Wallace Davis as aforesaid; and

WHEREAS, the said George Wallace Davis, Jr. now stands indebted unto the Farmers Bank and Trust Company of Lancaster, a Pennsylvania corporation, in the sum of Twenty Thousand Dollars (\$20,000.00) on his promissory note bearing even date herewith, payable one (1) year from the date hereof, with interest thereon at the rate of five per cent (5%) <sup>payable quarterly,</sup> the proceeds of which said note have been used to discharge obligations of the said trustee consisting of mortgage note and mortgage, and for current expenses, and to secure the payment of the note aforesaid, the said trustee, acting under the power contained in the last will and testament of the said George Wallace Davis, has agreed to execute this mortgage.

NOW, THEREFORE, This Mortgage Witnesseth: That for and in consideration of the premises and the sum of Ten Dollars (\$10.00), in hand paid I, the said George Wallace Davis, Jr., Trustee under the Last Will and Testament of George Wallace Davis, deceased, do hereby grant and convey in fee simple unto Farmers Bank and Trust Company of Lancaster, a Pennsylvania corporation, its

~~and~~ successors or assigns, all those lots, pieces or parcels of land, situate, lying and being in Frederick County, State of Maryland, near the Village of Monrovia, and more particularly described as follows:

FIRST: All that farm, lot, piece or parcel of land containing 13 1/2 acres, 3 rods and 11 square perches of land, more or less, fully set forth and described in a paper writing filed with the last will and testament of Eli Davis, deceased, and made a part thereof, endorsed "George W. Davis No. 3," bearing date on the 3rd day of May, 1876, and recorded in Liber J.P.P. No. 2, Folio 418, one of the record Books for Wills in the Office of the Register of Wills for Frederick County, and also all the right, title, interest and estate of the said grantor in and to any additional real estate lying contiguous to the above and held or owned under title by adverse possession or otherwise; being the same real estate conveyed to the said George Wallace Davis by the following deeds: (1) Deed from Charles W. Ross, Jr. to G. Wallace Davis and others, bearing date on the